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HYDERABAD, MONDAY, JUNE 30, 2008.

NOTIFICATIONS BY GOVERNMENT

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**MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT
DEPARTMENT**

(H.1)

DRAFT VARIATION TO THE TOWN PLANNING - TUNI MUNICIPALITY - CERTAIN VARIATION
IN THE MASTER PLAN FOR CHANGE OF LAND FROM INDUSTRIAL USE TO
RESIDENTIAL USE.

[*Memo. No.20114/H1/2007-2, Municipal Administration & Urban Development
28th June, 2008.*]

The following draft variation to the Tuni General Town Planning Scheme, the Master Plan, which was sanctioned in G. O. Ms. No. 322 MA., dated 06-07-2002 is proposed in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) thereof.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect there to before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad - 22.

DRAFT VARIATION

The site in R.S.Nos. 256/1 and 256/2 (Part) of Tuni Municipality to an extent of Ac. 1.59 cents, the boundaries which are as shown in the schedule hereto and which is earmarked for Industrial use zone in the General Town Planning Scheme (Master Plan) of Tuni Town sanctioned in G.O. Ms. No. 322 M.A., dated 06-07-2002 is now proposed to be designated for Residential use zone by variation of change of land use as marked "A&B" as shown in the revised part proposed land use map GTP No. 15/2008/R which is available in Municipal Office, Tuni Town, **subject to the following conditions: namely:-**

1. that the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
2. that the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
3. the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
4. the change of land use shall not be used as the proof of any title of the land.
5. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. the applicant shall obtain layout development permission from Director of Town and Country Planning/ competent authority as the case may be.
7. the applicant shall handover the affected portion of 431.07 Sq. Mtrs. to the Tuni Municipality free of cost through registered gift deed to widen the existing road to 100 feet wide as per Master Plan.
8. the applicant shall take prior approval before commencing the development activity from the competent authority.

SCHEDULE OF BOUNDARIES FOR THE SITE MARKED AS "A"

North :	Vacant land in R. S. No.256/Part.
East :	Existing road 70 feet to 50 feet wide to be widened to 100 feet wide as per Master Plan.
South :	Existing 15 feet wide road (Private).
West :	Palm oil Garden.

SCHEDULE OF BOUNDARIES FOR THE SITE MARKED AS "B"

North :	Vacant land.
East :	60 feet wide Master Plan Road.
South :	Existing 15 feet wide Private Road.
West :	Vacand Land.

DRAFT VARIATION TO THE TOWN PLANNING - NUZVID MUNICIPALITY - CERTAIN VARIATION TO THE SANCTIONED MASTER PLAN OF NUZVID FOR CHANGE OF LAND USE FROM MANGO GARDEN, INDUSTRIAL AND AGRICULTURAL USE TO RESIDENTIAL USE.

*[Memo. No.25670/H1/2007-2, Municipal Administration & Urban Development
28th June, 2008.]*

The following draft variation to the Nuzvid Town Planning Scheme, the Master Plan of which was sanctioned in G. O. Ms. No. 477 MA., dated 19-09-2000, proposed in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) thereof.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect there to before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad - 22.

DRAFT VARIATION

The site falling in R.S.Nos 1022, 1045 to 1048, 1051, 1052 (Part), 1054, 1056, 1058 and 1059 of Nuzvid Municipality to an extent of Ac. 96.67 cents the boundaries of which are given in the schedule below, which is presently earmarked for Mango Garden, Industrial and Agricultural use zone in the General Town Planning Scheme of Nuzvid Municipality sanctioned in G.O. Ms. No. 477 M.A., dated 19-09-2000 is now proposed to be designated for Residential use zone by variation of change of land use as marked "A-Z"; and the 80 feet wide Master Plan road (X-Q) passing through the above land proposed to be realigned as "X-Y-Z-Q" and deleted portion of the realigned road proposed to be designated for Public Open Spaces, Residential and Mango Garden use as shown in the revised part proposed land use map GTP No. 18/2008/R available in Municipal Office, Nuzvid Town, **subject to the following conditions: namely:-**

1. that the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
2. that the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
3. the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
4. the change of land use / relignment of road shall not be used as the proof of any title of the land.
5. the change of land use / relignment of road shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. the applicant shall obtain layout / development permission from Director of Town and Country Planning / competent authority as the case may be.
7. the applicant shall obtain necessary permission from the Director of Town and Country Planning, Hyderabad / competent authority before taking up any developments in the site.

SCHEDULE OF BOUNDARIES (Based on combined FMB Sketch)

North :	Vacant lands and Mango Gardens in R.S. Nos. 1065, 1063, 1021 and 1052 (Part).
East :	Mango Gardens in 216/8, 214/3, 1055, 215, 1028 and 1044.
South :	Mango Gardens in 216/8, 214/3, 1055, 215, 1028 and 1044.
West :	Vacant lands and Mango Gardens in R. S. Nos. 1067,

S. P. SINGH,

Principal Secretary to Government.